

32 Woodbrook Terrace
Burry Port
Carmarthenshire.
SA16 0NF

750 Monthly *



- 2 double bedrooms
- 2 reception rooms
- Kitchen / diner
- Open plan family room
- Ground floor accessible bathroom
- En-suite toilet to first floor bedroom
- Outdoor seating space
- 10 minutes walk to town centre and harbour
- Parking space for 1 car

Ref: PRA10175

Viewing Instructions: Strictly By Appointment Only



General Description

This attractive 2 bedroom property is situated within 15 minutes walk of Burry Port centre and the very popular Harbour area. Highlights include two reception rooms plus kitchen / dining space and accessible ground floor shower room. Features a garden with outdoor seating space. Available for immediate let.

Accommodation

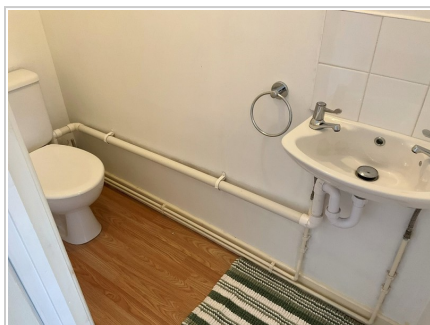
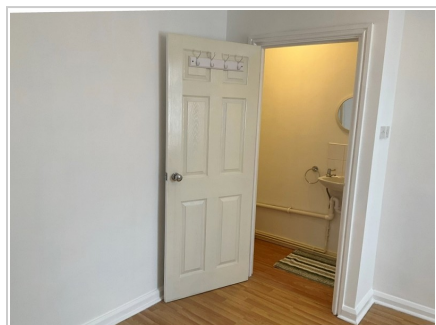
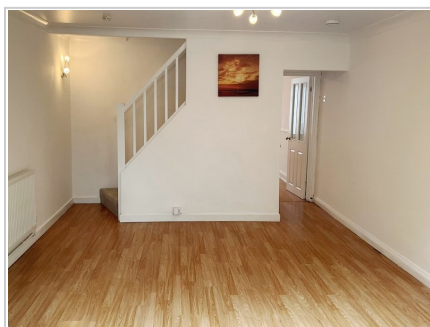
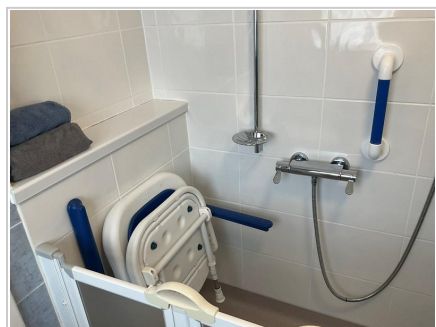
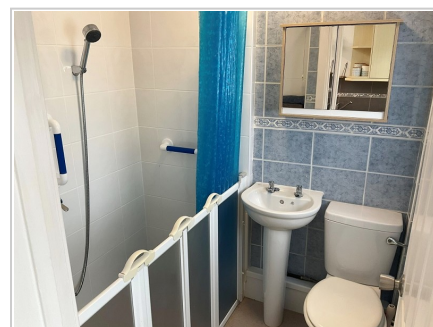
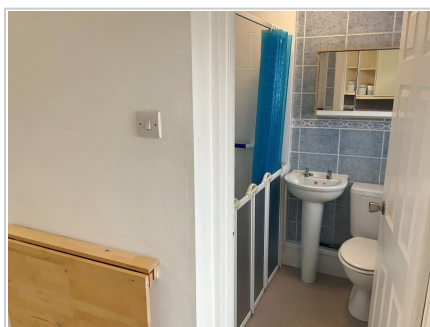
Services

Mains electricity, mains water, mains drainage, mains gas

EPC Rating:65

Council Tax

Band A





All measurements are approximate. The deeds have not been inspected. Please note that we have not tested the services of any of the equipment or appliances in this property. Stamp duty is not payable up to £125,000. From £125,001 to £250,000 - 2% of Purchase Price. From £250,001 to £925,000 - 5% of Purchase Price. From £925,001 to £1,500,000 - 10% of Purchase Price. From £1,500,001 onwards - 12% of Purchase Price. N.B. Stamp Duty is paid by the purchaser and not the vendor. Proceeds Of Crime Act 2002: We are obliged to report any knowledge or suspicion of money laundering to NCIS (National Crime Intelligence Service) and should a report prove necessary we are precluded from conducting any further professional work without consent from NCIS. These particulars are issued in good faith by us from information supplied by the vendor, but the accuracy is not guaranteed, nor will we accept responsibility for any error therein, nor shall the particulars form part of any contract. These particulars are also issued on the understanding that any negotiations in respect of the purchase of this property shall be carried out through us. Your home is at risk if you do not keep up repayments on a mortgage or any other loan secured on it. An insurance contract may be required. Written quotation available upon request. Mortgages secured on property.